

**NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION
NOTICE OF PUBLIC HEARING
NOTICE OF PUBLIC REVIEW OF A PROPOSED MITIGATED NEGATIVE DECLARATION**

NOTICE IS HEREBY GIVEN that on **Thursday, February 25, 2010, at 7:00 p.m.**, a public hearing will be conducted in the Council Chamber of the Clovis Civic Center, 1033 Fifth Street, Clovis, CA 93612. The Clovis Planning Commission will consider the following items:

1. R2009-05, A request to approve a rezone from the R-2 (Low Density Multiple Family Residential) and R-A (Very Low Density Residential, 24,000 sq. ft. minimum lot size) to O (Open Space) for Cottonwood Park located to the southwest corner of Alluvial and Clovis Avenues. Also, a request to approve a rezone from the R-A (Very Low Density Residential, 24,000 sq. ft. minimum lot size) Zone District to the O (Open Space) for Dry Creek Park located at the northeast corner of Alluvial and Clovis Avenues. City of Clovis, owner/applicant.
2. SPR2009-08, A request to approve a site plan review for the proposed Cottonwood Park Master Plan, located at the southwest corner of Alluvial and Clovis Avenues. City of Clovis, owner/applicant.
3. R2009-06, A request to approve a rezone from the R-1-7500 (Single Family Residential – 7,500 sq. ft. min. lot size) Zone District to the R-1 (Single Family Residential – 6,000 sq. ft. min. lot size) Zone District for approximately 19.88 acres of property located near the northeast corner of Shaw and Locan Avenues. Paul Ridenour, WESCLO, L.P., owner/applicant; Hal Lor, Lor Engineering, Inc., Representative.
4. TM5970, A request to approve a 78 lot single family residential subdivision located near the northeast corner of Shaw and Locan Avenues. Paul Ridenour, WESCLO, L.P., owner/applicant; Hal Lor, Lor Engineering, Inc., Representative.

A Mitigated Negative Declaration has been completed for Project Item Nos. 1, 2, 3 & 4, pursuant to Section 15070 of CEQA. Recommendation of a proposed Mitigated Negative Declaration does not necessarily mean these projects will be approved. Copies of the proposed Mitigated Negative Declarations for these projects may be reviewed at the City of Clovis Planning Division, 1033 Fifth Street, Clovis, California, Monday through Friday, between 8:00 a.m. and 1:00 p.m.

All interested parties are invited to comment in writing to the Planning Division by no later than 1:00 p.m. on February 25, 2010, and/or to appear at the hearing described above to present testimony in regard to the above listed requests. Questions regarding these items should be directed to Connie Combs, AICP, Senior Planner at (559) 324-2344.

If you would like to view the Planning Commission Agenda and Staff Reports, please visit the City of Clovis Website at www.cityofclovis.com. Select "Government/Public Documents" and then either "Planning Commission Agenda" or "Planning Commission Reports." The agenda and reports are published to the website 72 hours preceding the Planning Commission meeting.

If you challenge a project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the public hearing.

David E. Fey, AICP, Deputy City Planner
Agency File No.: R2009-05, SPR2009-08, R2009-06, TM5970
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